

# If You Want a Home With Every Feature Attractive Then Buy it in the Village of Bensley

## New Road Around Chester Hill Circle

The splendid driveway around Chester Hill Circle is almost completed.

Walk around it to-day. Next Sunday it will be ready for you to spin round in your auto or carriage.

View the James River—its magnificent valley—for miles from the highest point between Richmond and Norfolk.

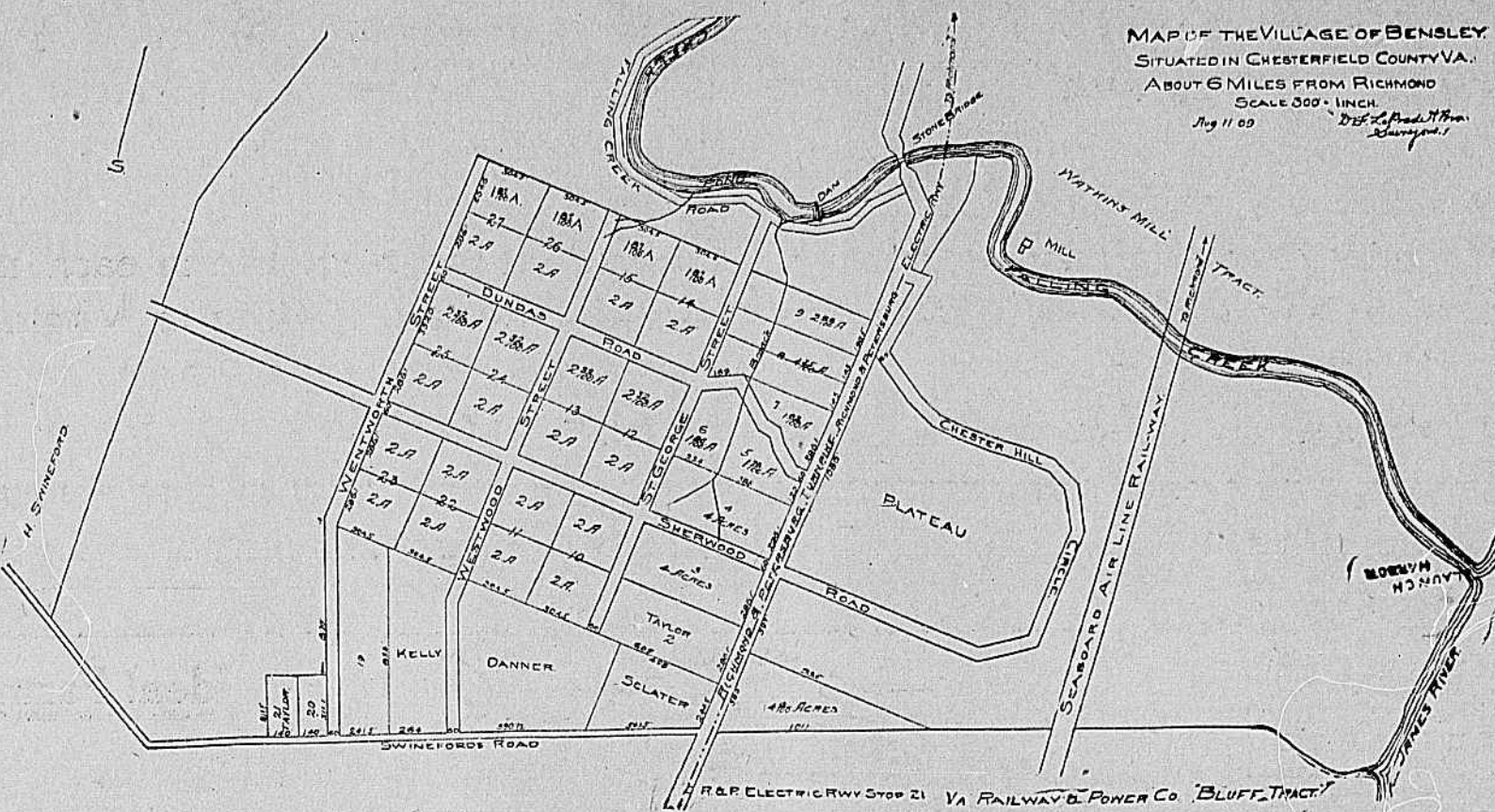
The scene that will greet you is a superb one—it is certainly too good to miss.

## Two-Acre Lots On This Hill

Will soon be offered to the public. Every lot will have an unrestricted view of the river.

Nothing else around Richmond can compare with a home on this magnificent plateau.

Look these lots over. Decide which one you want, because you will want one!



## An Acre in the Village of Bensley

But contrast this with an acre in the Village of Bensley. Take an average lot—No. 24, for example.

The price is only \$165.00 per acre. It contains 4 32-100 acres.

IT HAS A SPRING, STREETS ON THREE SIDES, PRIVET HEDGES IN FRONT.

## Can Be Divided Into Four One- Acre Lots

This same \$165.00 per acre lot can be divided into four lots of one acre each.

It has splendid building sites, nice groves, splendid views.

From all standpoints it is very desirable.

## Figure How You Save on One Acre

Stop a minute. Figure out for yourself just how much you have to pay for an acre when you buy at so much per foot.

An acre is a piece of land 210x210 feet. Very few lots are as deep as 210 feet. But say a lot is that deep. Put the price at the average price for high-class suburban property—\$10.00 per foot. Your land would cost you at least \$2,100.00 per acre. Isn't that pretty expensive?

## Most Reasonable Terms, Too

The terms are easy; the restrictions only such as protect you and other purchasers. All city conveniences. Houses ready for occupancy; or, if the houses now ready do not suit you, we will sell you a lot, build you a house to suit, and give good, easy terms to pay for it. Get out of the small city lot rut! Get into the glorious open, where your children have room to grow and be healthy and play, where you can have chickens and live pets.

# THE VILLAGE OF BENSLEY, Suburban Homes, Stop 21, Bensley, Petersburg Electric Car Line

W. T. TERRY, Sales Manager.

917 Bank Street.

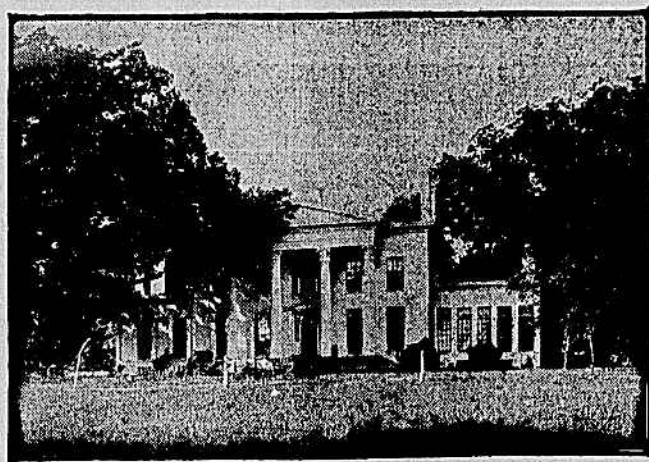
Phone, Monroe No. 2104

# Do You Want a Charming Colonial Estate?

It really appears as if, in late years, an impression has been made on the great annual flow of home-seekers to the west and that a reflex flow of increasing magnitude has been established across continent to the Old Dominion. Like a story from the wonderful tales of Aladdin has the work of restoring the old plantations and Colonial estates progressed along the upper and lower banks of the noble James.

Just six years ago, Mr. W. E. Harris, an all-around business man and practical of farmer, saw the advantages presented by our old ante-bellum river plantations along the James, both above and below "the falls," and in consequence purchased Sabot Hill, since which time he has made it his home. It might prove interesting to state that Sabot Hill, an ideal plantation of 962 acres, was at one time the home of James A. Seddon, Ex-Secretary of War of the Confederate States of America.

Mr. Harris is more than delighted with the country and is particularly enthusiastic about the upper James River Valley, offering as it does the best advantages in the State of Virginia for homes, stock-raising and agricultural pursuits. The natural beauty of this delightful country, its picturesque scenery, its fertile farms, on which now stand the stately and grand old mansions of some of Virginia's first families, among whom the Morrisons, the Stannards, the Wises and others, is proving an incentive in bringing to this section, far-sighted men, who readily see its advantages in climate, soil, transportation, markets and social conditions. Through the efforts of Mr. Harris and his friends this beautiful section of country, only 20 miles west of Richmond on the James River Division of the C. & O. R., is being rapidly restored to its former state of fertility and beauty. Since his residence at Sabot Hill Mr. Harris has sold many large Colonial estates in this section, including Dover, a 1,600-acre plantation, Bendover, Eastwood and Little Dover. Truly, along the banks of the James to-day, in this healthful and picturesque valley between Richmond and Lynchburg, are to be found some of the richest farms in the entire Southland.



A TYPICAL VIRGINIA COLONIAL HOME

There are unusual possibilities awaiting those who invest in this section of the Old Dominion, for, beyond its fertility of soil, its historic reminiscences and its scenic beauty, there is a culture prevalent that is truly characteristic of Old Virginia.

There are only a few of these old homesteads left—and no one could make a mistake in purchasing a plantation along the beautiful Valley of the James.

Each of these magnificent estates is within less than an hour's ride by rail to Richmond—a city rich in historical gifts—yet "old Richmond," with its old-time sights, peculiar to itself, is almost a thing of the past.

## Read These Special Offers:

No. 1—433 acres; 40 acres of river bottoms; modern 10-room house; bath supplied with lithia water from the plantation.

Location—15 miles west of Richmond, fronting 1 1/2 miles on James River, and on the C. & O. R. R.; also fronting on the Cary Street Road to Richmond. The entire river front, 150 feet over the river, is in original forest, affording an extensive view, and offers the most desirable villa sites around Richmond. Place contains 24 springs; fronts on the most beautiful section of navigable water on the upper James River, where pleasure craft can be used all the year round; absolutely free from malaria or mosquitoes; the most desirable place in 50 miles of Richmond for summer homes and resorts for Richmond people. Station on place. Good automobile road to Richmond.

No. 2—20 miles west of Richmond on north side of James River; station on place; 426 acres; 100 acres of first-class James River lowlands; no better in the State; 150 acres of original growth oak, hickory and pine timber; remainder uplands in grass and cultivation; rich red clay soil, producing heavy crops.

Improvements—New modern 12-room house; tile roof; two baths; gas lights; hot water heat; large veranda, beautiful view; manager's house, 6 rooms, good condition; three tenant houses; silo, ice house and large crib. This is a splendid, rich farm and beautiful modern, up-to-date home.

No. 3—1,800-acre plantation, 33 miles west of Richmond, on north bank of James River; station on place; 600 acres of first-class James River lowlands, fronting 3 miles on the river, protected from any direct overflow by the railroad embankment; as good as the best lands of Kentucky or Illinois; 700 acres of cleared uplands in grass; remainder, 500 acres, in timber (oak, hickory and pine); watered by numerous springs and branches. Three dwelling houses of 6, 10 and 14 rooms, in fairly good condition; large cattle barn; barns for horses, and usual set of farm buildings; fronting on river road 3 miles; considered the greatest grain and cattle farm on the upper James River; land produces from 60 to 75 bushels of corn, 2 tons of timothy hay per acre. Offered at a great bargain. One of the best cattle or dairy propositions in Virginia.

No. 5—1,300 acres, a short distance below Richmond, on navigable water; wharf at dwelling, 30 feet of water; 900 acres of rich lowlands in high state of cultivation, very fertile, have been producing heavy crops ever since the war. This place was never run down. Sixteen-room brick dwelling in good condition; bath, sewerage, supplied with pure artesian water; several houses for manager, foreman and hands; large brick granary and corn house sufficient for 25,000 bushels; all necessary farming machinery; 20 head of mules; 10 wagons; steam thrasher and baler; place produces 15,000 to 18,000 bushels of corn, 4,000 to 6,000 bushels of wheat; 500 to 600 tons of hay annually. A great bargain is offered in this place.

No. 6—1,200 acres, 60 miles west of Richmond, north bank of James River; station on place; good community, beautiful section of country; 300 acres of river lowlands; 300 to 400 acres of cleared uplands, remainder in oak timber; large 12-room brick house, beautiful lawn, several outbuildings, house for hands, barn and shed.

The above places have all been examined by Mr. Harris, personally, and will be found as represented. They offer unusual opportunities for securing desirable homes and good investments in a section of the State of Virginia that is compelled to enhance in value.

For Booklet, Photographs,  
Prices and Terms Address

W. E. HARRIS,

911 E. MAIN STREET  
Richmond, - - Virginia